

# UNOFFICIAL COPY

## POWER OF ATTORNEY FOR PROPERTY (Illinois)

Doc#: 2121642225 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/04/2021 03:01 PM Pg: 1 of 4

ILLINOIS STATUTORY SHORT FORM  
POWER OF ATTORNEY FOR PROPERTY

FIRST AMERICAN TITLE  
FILE # AF1009398

The Above Space for Recorder's use only

(NOTICE: THE PURPOSE OF THIS POWER OF ATTORNEY IS TO GIVE THE PERSON YOU DESIGNATE AS YOUR AGENT BROAD POWERS TO HANDLE YOUR PROPERTY, WHICH MAY INCLUDE POWERS TO PLEDGE, SELL OR OTHERWISE DISPOSE OF ANY REAL OR PERSONAL PROPERTY WITHOUT ADVANCE NOTICE TO YOU OR APPROVAL BY YOU. THIS FORM DOES NOT IMPOSE A DUTY ON YOUR AGENT TO EXERCISE GRANTED POWERS; BUT WHEN POWERS ARE EXERCISED, YOUR AGENT WILL HAVE TO USE DUE CARE TO ACT FOR YOUR BENEFIT AND IN ACCORDANCE WITH THIS FORM AND KEEP A RECORD OF RECEIPTS, DISBURSEMENTS AND SIGNIFICANT ACTIONS TAKEN AS AGENT. A COURT CAN TAKE AWAY THE POWERS OF YOUR AGENT IF IT FINDS THE AGENT IS NOT ACTING PROPERLY. YOU MAY NAME SUCCESSOR AGENTS UNDER THIS FROM BUT NOT CO-AGENTS. UNLESS YOU EXPRESSLY LIMIT THE DURATION OF THIS POWER IN THE MANNER PROVIDED BELOW, UNTIL YOU REVOKE THIS POWER OR A COURT ACTING ON YOUR BEHALF TERMINATES IT, YOUR AGENT MAY EXERCISE THE POWERS GIVEN HERE THROUGHOUT YOUR LIFETIME, EVEN AFTER YOU BECOME DISABLED. THE POWERS YOU GIVE YOUR AGENT ARE EXPLAINED MORE FULLY IN SECTION 3-4 OF THE ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY LAW OF WHICH THIS FORM IS A PART (SEE THE BACK OF THIS FORM). THAT LAW EXPRESSLY PERMITS THE USE OF ANY DIFFERENT FORM OF POWER OF ATTORNEY YOU MAY DESIRE. IF THERE IS ANYTHING ABOUT THIS FORM THAT YOU DO NOT UNDERSTAND, YOU SHOULD ASK A LAWYER TO EXPLAIN IT TO YOU.)

POWER OF ATTORNEY made this 26 th day of May, 2021

1. I, Jin Hee Kang, of 772 W. Kristen Ct., Palatine, IL 60067 appoint Young Ju Kang, of 772 W. Kristen Ct., Palatine, IL 60067 as my attorney-in-fact, my agent, to act for me and in my name (in any way I could act in person) with respect to the following powers, as defined in Section 3-4 of the Statutory Short Form Power of Attorney for Property Law (including all amendments), but subject to any limitations on or additions to the specified powers inserted in paragraph 2 or 3 below:

(YOU MUST STRIKE OUT ANY ONE OR MORE OF THE FOLLOWING CATEGORIES OF POWERS YOU DO NOT WANT YOUR AGENT TO HAVE. FAILURE TO STRIKE THE TITLE OF ANY CATEGORY WILL CAUSE THE POWERS DESCRIBED IN THAT CATEGORY TO BE GRANTED TO THE AGENT. (TO STRIKE OUT A CATEGORY YOU MUST DRAW A LINE THROUGH THE TITLE OF THAT CATEGORY.)

- (a) Real estate transactions
- (m) Borrowing transactions
- (o) All other property transactions

2. The powers granted above shall be modified or limited in the following: Notwithstanding anything to the contrary appearing in this document, this power is granted solely to authorize my agent to sign my name on all documents for the purposes of the closing of the purchase of the property commonly known as 1075 Saddle Ridge Ln., Palatine, IL 60067 to include but not in limitation of the said power the execution of the closing documents and all other documents as may be required by the title insurance

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company.

3. In addition to the powers granted above, I grant my agent the following powers:

NONE

4. My agent shall have the right by written instrument to delegate any or all of the foregoing powers involving discretionary decision-making to any person or persons whom my agent may select, but such delegation may be amended or revoked by any agent (including any successor) named by me who is acting under this power of attorney at the time of reference.

(YOUR AGENT WILL BE ENTITLED TO REIMBURSEMENT FOR ALL REASONABLE EXPENSES INCURRED IN ACTING UNDER THIS POWER OF ATTORNEY. STRIKE OUT THE NEXT SENTENCE IF YOU DO NOT WANT YOUR AGENT TO ALSO BE ENTITLED TO REASONABLE COMPENSATION FOR SERVICES AS AGENT.)

5. xxx

6. This power of attorney shall become effective upon execution.

7. This power of attorney shall terminate on 8/31/2021.

8. If any agent named by me shall die, become incompetent, resign or refuse to accept the office of agent, I name the following as successor to such agent:

NONE

For purposes of this paragraph 8, a person shall be considered to be incompetent if and while the person is a minor or an adjudicated incompetent or disabled person or the person is unable to give prompt and intelligent consideration to business matters, as certified by a licensed physician.

(IF YOU WISH TO NAME YOUR AGENT AS GUARDIAN OF YOUR ESTATE, IN THE EVENT A COURT DECIDES THAT ONE SHOULD BE APPOINTED, YOU MAY, BUT ARE NOT REQUIRED TO DO SO BY RETAINING THE FOLLOWING PARAGRAPH. THE COURT WILL APPOINT YOUR AGENT IF THE COURT FINDS THAT SUCH APPOINTMENT WILL SERVE YOUR BEST INTERESTS AND WELFARE. STRIKE OUT PARAGRAPH 9 IF YOU DO NOT WANT YOUR AGENT TO ACT AS GUARDIAN.)

9. xxx

10. I am fully informed as to all the contents of this form and understand the full import of this grant of powers to my agent.

Signed:   
Jin Hee Kang

(THIS POWER OF ATTORNEY WILL NOT BE EFFECTIVE UNLESS IT IS NOTARIZED, USING THE FORM IN THE FOLLOWING PAGE.)

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STATE OF Illinois )  
 )  
 ) ss  
 )  
COUNTY OF Lake )

The undersigned, a notary public in and for the above County and State, certifies that Jin Hee Kang known to me to be the same person whose name is subscribed as principal to the foregoing power of attorney, appeared before me in person and acknowledged signed and delivering the instrument as the free and voluntary act of the principal, for the uses and purposes therein set forth (and certified to the correctness of the signature(s) of the agent(s)).

Given under my hand and official seal this 26 day of May, 2021.

My commission expires:



[Signature]  
Notary Public

The undersigned witness certifies that Jin Hee Kang, known to me to be the same person whose name is subscribed as principal to the forgoing power of attorney, appeared before me and the notary public and acknowledged signing and delivering the instrument as the free and voluntary act of the principal, for the uses and purposes set forth. I believe him/her to be of sound mind and memory.

Dated 05/26/2021

[Signature]  
Witness

The undersigned, a notary public in and for the above County and State, certifies that above witness, Allyson Lee known to me to be the same person whose name is subscribed as witness to the forging instrument, appeared before me this day in person, and acknowledged that he/she signed and delivered the said instrument as his/her free and voluntary act, for the use and purposes therein set forth.

Given under my hand and official seal this 26 day of May, 2021.

My commission expires:



[Signature]  
Notary Public

Prepared by:  
Soojae Lee  
5005 Newport Dr., #208  
Rolling Meadows, IL 60008

Mail to:  
Young Ju Kang  
1075 Saddle Ridge Ct.  
Palatine, IL 60067

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EXHIBIT A

## LEGAL DESCRIPTION

Legal Description: LOT 37 IN WINDHILL 1, BEING A SUBDIVISION OF A PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER AND OF A PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, ON OCTOBER 25, 1989, AS DOCUMENT NUMBER 89-506433, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 02-28-113-022-0000 (Vol. 150)

Property Address: 1075 South Saddle Ridge, Palatine, Illinois 60067

Property of Cook County Clerk's Office